

**TOWN OF BUCKEYE**  
**COMMUNITY PLANNING AND DEVELOPMENT BOARD**  
**TOWN COUNCIL CHAMBERS**  
**100 NORTH APACHE ROAD / BUCKEYE, ARIZONA 85326**

**REGULAR MEETING AGENDA**

**JUNE 28, 2005**

**7:00 P.M.**

Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623.386.8299) seventy-two (72) hours in advance if you need a sign language interpreter or alternate material for a visual or hearing

**AGENDA ITEM**

**RECOMMENDED BOARD ACTION**

**1. CALL TO ORDER**

**1. None**

**2. ROLL CALL**

**2. None**

**3. APPROVAL OF MINUTES**

**3. Possible motion to approve the May 24, 2005, Regular Meeting minutes.**

**4. Continuances**

**4. As Presented**

**4A. A04-30: Falcon Creek:**

Request by RBF Consulting on behalf of American Land Holdings, LLC for the annexation of approximately one hundred fifty three (153) acres located on the southeast corner of Southern Avenue and Oglesby Road.

**4A. Discussion and possible motion.**

**5. NEW BUSINESS:**

**5. As Presented**

**5A. PP04-285: Anderson Park Preliminary Plat:**

Preliminary Plat Approval for a 242 lot Single-Family Residential Subdivision approximately ½ mile south of Yuma Road, east of Apache Road and commonly referred to as Anderson Park.

**5A. Public hearing, discussion and possible motion.**

**5B. PP04-311: Preliminary Plat Mystic Vista:**

This application requests approval of a preliminary plat for a 145.06 acre property which is located on the northwest corner of Southern Avenue and Apache Road, in the Town of Buckeye. It is a portion of the southeast ¼ of Section 29, Township 1 North, Range 3 West, of the Gila and Salt River Base and Meridian, Maricopa County, Arizona.

**5B. Public hearing, discussion and possible motion.**

**5C. AP05-02: Area Plan for Evergreen Communities:**

Request by Ed Bull, Burch & Cracchiolo, P.A and Evergreen Communities, LLC on behalf of Leslie, Eleanor, Stephen, and Beth Grandy for approval of an Area Plan for approximately two hundred and fifty-two (252) acres located at the Northeast Corner (NEC) and Southeast Corner (SEC) of Apache Road and Southern Avenue.

**5C. Public hearing, discussion and possible motion.**

**5D. RZ05-04: Rezone Evergreen Property:**

Rezoning request for the Evergreen Property from General Commerce and Rural Residential to Planned Residential for 238 acres to the east of the intersection of Apache and Southern Roads.

**5E. RZ05-05: Rezone Evergreen Property:**

Rezoning request for Evergreen to change the zoning of 13.85 acres from Rural Residential to Mixed Residential. The site is located within the northeast corner of Apache Road and Southern Avenue.

**5F. Discussion on Two New Alternate Board Members**

**6. COMMENTS FROM THE PUBLIC**

Members of the audience may comment on non-agenda items.

**7. REPORTS FROM STAFF**

**8. REPORTS FROM DEVELOPMENT BOARD**

**9. ADJOURNMENT**

**5D.** Public hearing, discussion and possible motion.

**5E.** Public hearing, discussion and possible motion.

**5F.** Motion to recommend two new Alternate Board Members

**6. None.** State Open Meeting Law does not permit the Board to discuss items not specifically on the agenda.

**7.** As Presented

**8.** As Presented

**9.** Motion to Adjourn